

Torrance, California  
August 23, 1955

MINUTES OF A REGULAR MEETING  
OF THE TORRANCE CITY COUNCIL.

The City Council of the City of Torrance convened in a regular meeting in the Council Chamber, City Hall, Torrance, California, on August 23, 1955, at 8:00 P. M., Mayor Isen presiding.

Those responding to roll call by City Clerk Bartlett were:  
COUNCILMEN: Benstead, Blount, Drale, Schwab and Isen. Also present were City Manager Stevens and City Attorney Hall.

At the request of Mayor Isen, Mr. Fred Mills led the salute to our Flag.

Reverend Gene Gehres of the Walteria Methodist Church opened the meeting with an invocation.

Councilman Benstead moved the minutes of the regular meeting held August 16 be approved as written. Motion, seconded by Councilman Schwab, no objections, so ordered.

BIDS:

Mayor Isen announced that this was the time and place fixed for the opening of bids for a Gunita Machine and Road Roller for the Street Department.

City Clerk Bartlett opened and read the following bids on Road Rollers:

<u>BIDDER</u>	<u>ITEM</u>	<u>PRICE</u>
Essick Machinery Company	Model 300 Essick Road Roller f. o. b. Torrance City Yard	--\$1,869.00
Alternate:	Model 300E Essick Road Roller with electric starter and generator, f.o.b. Torrance City Yard	-----\$2,002.50
Larson Equipment Company	Ferguson Maintenance Roller	---\$2,650.00
	plus Freight Chge. to Torrance	<u>285.00</u>
	Total	-----\$2,935.00

Only one bid was received on the Gunita Machine, which City Clerk Bartlett opened and read as follows:

<u>BIDDER</u>	<u>ITEM</u>	<u>PRICE</u>
Smith Booth Usher Company	Bondactor Model 1250S f.o.b. Torrance	-----\$2,175.00

Councilman Blount moved the bids be referred to the City Manager for study and recommendation. Motion, seconded by Councilman Benstead, no objections, so ordered.

HEARINGS:

CASE NO. 350. Third and final Hearing on Rezoning of Crenshaw Boulevard from R-2 (Two family Residential) to C-2 (General Commercial), generally described as both sides of Crenshaw, between Sierra Street and Monterey Avenue, instituted by the Torrance Planning Commission.

City Clerk Bartlett said he had a communication on this which had been given to him late in the day of August 23, 1955. The communication consisted of a petition regarding the rezoning of Crenshaw, listing 39 signatures in favor of rezoning and 8 signatures not in favor of rezoning.

Mr. George Downing of 1511 Crenshaw Boulevard said that before anything was done about the proposed rezoning, he felt that final decision should be made on widening the street, final width, and date of such widening.

Councilman Schwab asked City Manager Stevens if the widening of Crenshaw Boulevard was intended, and City Manager Stevens replied that it was. Mr. Stevens said that this was one of the projects to be done during this next year with money from the Gasoline Tax funds. He said further that this Tax was the only place we could get the money for the job.

Mrs. Smith, of 1521 Crenshaw Boulevard, said a petition had been handed to the Engineering Department on August 22 asking that the street be widened before rezoning.

Mr. Pisel, of 1104 Crenshaw Boulevard, said that he felt there was no reason to wait for the widening of the street to rezone to commercial property.

Mr. Downing, of 1511 Crenshaw Boulevard, asked the proposed width of the street, mentioning both 56' and 76' width, and asked Councilman Drale to give what information he had on this matter.

Councilman Drale said that the City has an easement of 8' on each side of Crenshaw and, therefore, if the City used the Gasoline Tax funds and widened the street that far, it could be done at no expense to the tax payers. If the street is widened to 100', the residents would have to give property to the City or County, whichever widened the street. This way, the street would be 76' wide, with 56' paved for vehicles.

Mrs. Cook, of 1405 Crenshaw Boulevard, said that the signers of a petition she had carried had wanted the 56' width.

City Clerk Bartlett read a letter from George B. Day of 1230 Crenshaw Boulevard asking that the property be rezoned to C-2.

Councilman Drale asked if the Council had a recommendation from the Planning Commission, and Mayor Isen replied that several weeks ago there had been a recommendation that we retain the status quo.

Commissioner Bert Lynn of the Planning Commission was present, and said that the Commission had recommended maintaining the status quo until the widening of the street, and was in favor of some variances, such as for signs not over 25' wide and not to extend over the roofs of the houses, parking areas, etc.

Theresa Denton, of 1319 Crenshaw, said that one of the petitions had a copy of the Commission's detailed report attached to it during the time it was being circulated.

Mrs. Dean, of 1016 Crenshaw, said that she had brought that petition to City Hall, but that the report had become loosened from the petition and been lost.

Theresa Denton said the petition recommended the widening of Crenshaw Boulevard, but that most of the residents in the area were in favor of rezoning now, and not waiting for the widening of the street.

Councilman Drale asked for a show of hands from those present signifying the number of people present who were in favor of immediate rezoning of Crenshaw Boulevard and those who were not.

This was done. There were several people against the immediate rezoning, but a great many more in favor of it.

Mr. William O. Baker of 1222 Crenshaw Boulevard said that the petition presented to the Council with 39 signatures in favor of rezoning now and 8 against, showed a majority of 85% in favor of such rezoning.

Councilman Benstead asked if the people living in a 300' range had been notified of the impending zone change.

George Powell, Secretary of the Planning Commission, was present, and said that everyone living on Crenshaw Boulevard had received a direct communication from the Planning Commission, and that the rest of the area was posted, which was in accordance with the law.

City Attorney Hall asked for time to check the Ordinance.

Several people from the audience, including one who lived at 1335 El Dorado, said they had received notices in the mail with reference to the rezoning.

Commissioner Lynn of the Planning Commission said that one thing not brought out in the recommendations of the Commission was that they recommended a new zone be formed, not C-2, but "Restricted Commercial", which would be more restricted than C-1, due to the 100' depth of the lots.

Councilman Benstead moved the hearing be declared closed. Mayor Isen seconded the motion, which lost by the following roll call vote. AYES: COUNCILMEN: Benstead, Isen. NOES: COUNCILMEN: Blount, Drale, Schwab. ABSENT: None.

Councilman Drale said the question could be closed if the City Attorney said the Planning Commission had acted in conformity with the law.

City Attorney Hall said that they had done so.

Mayor Isen asked if the matter was now legally before the Council, and City Attorney Hall replied that it was.

Councilman Schwab moved the hearing be closed. Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

Councilman Benstead moved to concur with the recommendation of the Planning Commission on Case 350. Motion lost for lack of a second.

Mayor Isen asked for more time to study the Case.

Councilman Drale moved that the change of zone be made from R-2 to C-2. Councilman Blount seconded the motion.

Mayor Isen moved to table the Motion. Motion, seconded by Councilman Benstead, lost by the following roll call vote. AYES: COUNCILMEN: Benstead, Isen. NOES: COUNCILMEN: Blount, Drale, Schwab. ABSENT: COUNCILMEN: None.

Mayor Isen then called for a vote on Councilman Drale's motion that the change of zone be made. Motion carried by the following roll call vote: AYES: COUNCILMEN: Blount, Drale, Schwab. NOES: COUNCILMEN: Benstead. ABSTAINED: COUNCILMAN: Isen. ABSENT: COUNCILMEN: None.

Councilman Drale moved that the widening of Crenshaw the additional 8' on either side of the Boulevard be given first priority in the 1955-56 Gasoline Tax Fund expenditures. Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

#### YUKON AVENUE IMPROVEMENT DISTRICT. Filing of Debt Limit Report.

The City Engineer presented the "Debt Limit Report" on the proposed improvement of Yukon Avenue from Redondo Beach Boulevard to the South line of Tract No. 16211 in the Yukon Avenue Improvement District to the Council and gave a brief explanation.

Upon motion by Councilman Blount, seconded by Councilman Schwab, and passed by unanimous roll call vote, the report was received and filed.

Councilman Schwab moved the report be approved. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

City Engineer Bishop presented Resolution 2810.

#### RESOLUTION 2810

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, ACCEPTING AND APPROVING A REPORT ON THE IMPROVEMENT OF YUKON AVENUE FROM REDONDO BEACH BOULEVARD TO THE SOUTH LINE OF TRACT NO. 16211 IN THE YUKON AVENUE IMPROVEMENT DISTRICT, BY THE CONSTRUCTION AND INSTALLATION THEREIN OF CURBS, GUTTERS, CROSS GUTTERS, SIDEWALKS AND SANITARY SEWERS PREPARED IN ACCORDANCE WITH SECTION 2824 TO SECTION 2830, INCLUSIVE, OF DIVISION 4 OF THE STREETS AND HIGHWAYS CODE OF THE STATE OF CALIFORNIA; AND FIXING A TIME AND PLACE FOR A HEARING OF SAID REPORT.

Councilman Benstead moved to dispense with further reading of the Resolution. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Resolution 2810. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

At this point Mayor Isen allowed Mr. Stearns to be heard on a proposed change in a tract being built in the Hollywood Riviera District. Mr. Stearns had presented each of the Council members with a map of the tract at the Pre-Council meeting. He wished to present an idea for rezoning Lots 146, 147, 148 and 149 in that district from apartment house zoning to zoning for something more interesting, such as the San Ysidro development in Santa Monica or the Bel-Aire development. He was simply asking the Council if they would be receptive to such a plan.

Councilman Drale pointed out that Mr. Stearns was out of order in presenting this to Council, and that the matter should go to the Planning Commission.

Mayor Isen suggested to Mr. Stearns that the matter be taken to Mr. Powell and be brought up at the next Planning Commission meeting.

At 8:50 P. M. Mayor Isen declared a ten-minute recess and the meeting reconvened at 9:00 P. M.

#### WRITTEN COMMUNICATIONS

City Clerk Bartlett read the following:

1. Communication signed by Douglas J. Horlander, Captain, Headquarters Company E (Bridge) of the 132nd Armored Engineer Battalion of the California National Guard, saying that they wished to have a parade in connection with dedication ceremonies of the new Armory, with units from the Fire, CD, Police and Recreation Departments participating. Arrangements for the parade will be obtained from the Police Department.

Councilman Blount moved the Council grant the request. Motion, seconded by Councilman Drale, no objections, so ordered.

2. Notification from Hody's Pacific-Crenshaw, Inc., to the City that they would exercise their option granted to them on April 12, 1955, before the expiration date of October 12, 1955.

City Manager Stevens said it would be necessary to get CAA approval, and Mayor Isen asked him to do so.

Councilman Drale asked that copies of this letter go to the Airport Commission and requested City Clerk Bartlett to forward them.

3. Request from A. E. McVicar, Superintendent of the Water Department for permission to lay a temporary line in 186th Street to serve Tract #21588.

Councilman Blount moved to give Mr. McVicar the necessary authority. Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

4. Communication from J. J. Benner, Chief Engineer of the Fire Department, enclosing a copy of a letter from the Torrance Firemen's Association, requesting the sum of One Hundred Dollars (\$100.00) to help defray the expense of one Delegate and one Alternate at the 1955 California State Firemen's Convention. Mr. Benner stated that he concurred with the request and hoped it would meet with approval of Council.

Councilman Drale moved to concur with the request. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

#### 5. Recommendations of City Manager:

##### APPROPRIATIONS:

(a) To Barclay Surveying Company for engineering services during the month of July, 1955, the sum of \$1,699.05.

Councilman Drale moved to concur with the recommendation. Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

(b) That the City appropriate \$250.00 as its share of the legal cost in participating in a study of the Hyperion Sewage Disposal Plant, as it affects the beaches in the South Bay area.

Councilman Benstead asked if this would be all the money required or if the City would be asked for more money. City Attorney Hall replied that more money might be required. He said that this \$250.00 is to cover the attorney's cost of rendering a preliminary opinion.

Councilman Drale moved to concur with the recommendation. Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

##### ENGINEERING AND PLANNING COMMISSION MATTERS:

1. Final Tract Map No. 20445. Transmittal form from Engineering and Planning Commission RESUBMITTED, recommending approval of Final Tract Map No. 20445, presented by Northern Properties Company. Tract is easterly of Arlington Avenue and southerly of the Dominguez Channel. Letter attached from Ronald W. Bishop, City Engineer, recommending that the minimum elevation of the lots be 37½ feet at Arlington Avenue, decreased to 36 feet at the downstream edge of the tract, as suggested by the Flood Control District.

Councilman Benstead asked if Mr. Bishop felt that the elevation recommended by the County Flood Control District

was sufficient to prevent flooding in a wet year. Mr. Bishop replied that he had recommended to the Council last week that an elevation of 38' be maintained at Arlington Avenue, decreasing to 36½' at the downstream edge of the tract, and that he still felt that this would be better.

Councilman Drale moved the approval of Tract No. 20445 subject to City Engineer Bishop's recommendation that the elevation be changed to 38' at Arlington Avenue and 36½' at the downstream edge of the tract. Motion seconded by Councilman Blount.

Mr. Barclay, of Barclay Engineering, objected to the motion inasmuch as he wished to go on the recommendation of the County Flood Control District. He asked to delay the approval of the tract to allow Mr. Bishop to give it more study.

Mr. Drale's motion carried unanimously by roll call vote.

2. TENTATIVE TRACT MAP NO. 22086. Transmittal form from Engineering Department and Planning Commission RESUBMITTED, recommending approval of Tentative Tract Map No. 22086, presented by R. A. Watt Construction Company. Tract is easterly of Arlington Avenue and northerly of the Dominguez Channel. Letter attached, from R. W. Bishop, City Engineer, gave his recommendations, as requested by Council at meeting of August 16, 1955.

Councilman Drale moved to concur with Mr. Bishop's recommendation that this be passed under the same conditions as Tract No. 20445. Motion seconded by Councilman Benstead, carried unanimously by roll call vote.

City Engineer Bishop told the Council that he felt the delay in receiving replies from the County Flood Control District was brought about by the great amount of work which stacks up ahead of them.

Councilman Schwab suggested it might be better for the Council to wait for approval of Final Tract Maps until recommendation from the Flood Control District had been received. It was agreed by the Council that this was true, and City Engineer Bishop said that he would follow this procedure.

3. FINAL TRACT MAP NO. 21131. Located southerly of 171st St. and westerly of Ainsworth Avenue. Transmittal form from Engineering Department and Planning Commission recommending approval Final Tract Map No. 21131, containing 20 lots and presented by Property Management Corporation.

Councilman Drale moved to concur with the recommendation of the Planning Commission. Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

5. Re: Bond Issue Storm Drain Project No. 241, Cabrillo Avenue Drain. Approval of Specifications, etc.

A letter from City Engineer Bishop recommending approval of the specifications, authorization of the County Flood Control District to proceed with the construction and grant permission to occupy the streets of Torrance, etc.

There being no objections, the letter from Mr. Bishop and the letter attached, from M. E. Salsbury, Sr. Assistant Chief Engineer of the Los Angeles County Flood Control were ordered filed.

City Clerk Bartlett read title to:

RESOLUTION NO. 2811

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE APPROVING SPECIFICATIONS FOR THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT STORM DRAIN PROJECT NO. 241, AUTHORIZING SAID DISTRICT TO PROCEED WITH THE CONSTRUCTION AS DESCRIBED THEREIN, AND GRANTING PERMISSION TO SAID DISTRICT TO OCCUPY AND USE PUBLIC STREETS IN THE CITY OF TORRANCE TO OPERATE AND MAINTAIN SAID INSTALLATIONS UPON THEIR COMPLETION.

Councilman Drale moved to dispense with further reading of the Resolution. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Drale moved for the adoption of Resolution No. 2811. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

6. Sewer Easement - Hollywood Riviera Sewer District No. 2.  
A communication from City Engineer Bishop submitted the Easement.

City Clerk Bartlett read title to:

RESOLUTION NO. 2812

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO ACCEPT, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT DEED FROM JAMES M. TEEFEY.

Councilman Drale moved to dispense with further reading of the Resolution. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Drale moved for adoption of Resolution No. 2812. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

7. Communication from Ronald W. Bishop, City Engineer, submitting Street Easement, L. 59, McDonal Tract.

RESOLUTION NO. 2813

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO ACCEPT, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT DEED FROM TONY FREITAS AND ALVARINA FREITAS.

Councilman Blount moved to dispense with further reading of the Resolution. Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

Councilman Blount moved for adoption of Resolution No. 2813. Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

8. A communication from the Planning Commission forwarding three items to the Council for consideration.

(a) County of Los Angeles (Regional Planning Commission) Letter from Chief Deputy Director, Earl J. Ease, dated August 11, 1955, requesting change of name of 174th Street to Artesia Boulevard. Recommended for approval.

August 23, 1955

CAA011

Councilman Drale said that he felt the matter should have a public hearing.

Mr. Lynn, of the Planning Commission, said that he did not favor the change.

There being no objections, Mayor Isen set September 13, 1955, at 8:00 P. M. as the time for the public hearing on this matter.

(b) Walteria Lake Committee: Recommending the formation of a drainage district for the purpose of acquiring the property bounded by Lomita Boulevard on the North; Hawthorne Avenue on the West; Madison Street on the East and 236th Street on the South. The project to be classed as a Public Works program for the purpose of constructing a drainage basin to protect the public health and safety within the Walteria Lake area now subject to a restricted building zone status. This action was taken to make it a matter of record as to the location of the proposed drainage sump and to prevent any exploitation of properties or disappointment of purchases because of lack of information by the general public.

City Attorney Hall said that a question of financing a Drainage District was involved, and said that he recommended such possibility be studied.

Councilman Drale asked if that would mean setting up an Assessment District.

The City Attorney said that would have to be studied, and that he believed the recommendation was being made at this time to give public notice to prevent exploitation of the property.

Mayor Isen asked if this action would prevent the City from getting County aid, and was told that it would not by Mr. Hall.

Councilman Drale moved to concur with the recommendation of the Planning Commission. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

(c) Petition Requesting Removal of Parkway: Petition signed by property owners of lots on the East side of Vista del Mar in Block A, Tract 10300, requesting removal of parkway island, to be replaced with pavement. Mr. Bishop stated he would estimate the cost to be approximately \$500.00. Recommended for approval. A communication from Police Chief Haslam was attached, reading: "Recommend removal of Parkway".

Councilman Blount moved to concur with the recommendation of the Planning Commission and Chief Haslam. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote.

9. Transmittal for Change of Zone. Portion of Lot 47, McDonald Tract, bounded by Redondo Beach Boulevard and 164th Street on the north, Crenshaw Boulevard on the east, south boundary of the lot on the west, containing 13.736 acres, more or less from A-1 and C-1 to C-2 (Light Agricultural and Retail Commercial to General Commercial). By E. Van Dusen, petitioning to put up building to house market, drug store, medical building and possibly a bank, with parking facilities for over 1,100 automobiles.

This being a zone change, it was ordered that a public hearing be held at the Council Meeting of September 13, 1955, at 8:00 P. M.

10. Quitclaim Deed to Frances Gordon. This matter had been before the Council on August 16, and at that time City Attorney Hall was asked to give the Council a report on it. A letter from Mr. Hall was distributed, explaining that at one time the City got a Quitclaim Deed to a certain parcel of land on which the "so-called Grantor" never appeared in the chain of title. In Mr. Hall's opinion the City actually has no interest in the property and no value to the City is involved.

RESOLUTION NO. 2814

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO EXECUTE THAT CERTAIN QUITCLAIM DEED TO FRANCES GORDON, ADMINISTRATRIX OF THE ESTATE OF SAMUEL J. GORDON, DECEASED.

Councilman Blount moved to dispense with further reading of the Resolution. Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

Councilman Blount moved for the adoption of Resolution No. 2814. Motion, seconded by Mayor Isen, carried by the following roll call vote. AYES: COUNCILMEN: Benstead, Blount, Schwab and Isen. NOES: COUNCILMEN: Drale. ABSENT: COUNCILMEN: None.

RESOLUTION NO. 2815

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO EXECUTE THAT CERTAIN QUITCLAIM DEED TO THE SOUTHERN CALIFORNIA EDISON COMPANY.

Councilman Schwab moved to dispense with further reading of the Resolution. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Schwab moved for the adoption of Resolution No. 2815. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

ORDINANCE NO. 763

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE PROVIDING FOR THE REGULATION OF OIL WELLS.

Councilman Benstead moved to dispense with further reading of the Ordinance. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Benstead moved for the adoption of Ordinance No. 763 at its second and final reading. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

A communication from City Attorney Hall regarding: Proposed Amendments to Ordinance No. 713 and Ordinance No. 617, Which Are Commonly Referred to as the Tree Ordinances. The letter pointed out that the Superintendent of Parks already had the power to specify that any trees planted must meet the height and age specifications of the Superintendent. The present Ordinance also provides that no person, firm or corporation shall cut, trim, prune, plant, remove, injure or interfere with any tree, shrub or plant upon any street, park, alley or public place in the City without a permit therefor from the Superintendent of Parks.

ORDINANCE NO. 767

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE REPEALING ORDINANCE NO. 713 AND AMENDING ORDINANCE NO. 677 TO PROVIDE FOR TYPE AND CARE OF TREES LOCATED UPON CITY PROPERTY.

Councilman Benstead moved to dispense with further reading of the Ordinance. Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Councilman Benstead moved for the adoption of Ordinance No. 767 at its first reading. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

ORDINANCE NO. 768

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY  
OF TORRANCE FIXING THE RATES OF TAXES AND  
LEVYING TAXES FOR THE FISCAL YEAR BEGINNING  
JULY 1, 1935

Councilman Benstead moved to dispense with further reading of the Ordinance. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Blount moved for the adoption of Urgency Ordinance No. 768 at its first and final reading. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote.

ORDINANCE NO. 769

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY  
OF TORRANCE AMENDING LAND USE ORDINANCE NO.  
612, RECLASSIFYING THAT CERTAIN PROPERTY  
DESCRIBED IN PLANNING COMMISSION CASE NO. 348

Councilman Blount moved to dispense with further reading of the Ordinance. Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

Councilman Blount moved for adoption of Ordinance No. 769 at its first reading. Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

ORDINANCE NO. 770

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY  
OF TORRANCE AMENDING LAND USE ORDINANCE NO.  
612, RECLASSIFYING THAT CERTAIN PROPERTY  
DESCRIBED IN PLANNING COMMISSION CASE NO. 349.

Councilman Blount moved to dispense with further reading of the Ordinance. Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Councilman Blount moved for adoption of Ordinance No. 770 at its first reading. Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

ORDINANCE NO. 771

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY  
OF TORRANCE AMENDING LAND USE ORDINANCE NO.  
612, RECLASSIFYING THAT CERTAIN PROPERTY  
DESCRIBED IN PLANNING COMMISSION CASE NO. 351.

Councilman Schwab moved to dispense with further reading of the Ordinance. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Schwab moved for the adoption of Ordinance No. 771 at its first reading. Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

ORAL COMMUNICATIONS

City Manager Stevens recommended the reappointment of Messrs. Herrick and White to the Airport Commission for a 3-year period beginning July 6, 1955. He also recommended the appointment of Messrs. Hilborn and Jahn for a period of two years starting July 6, 1954, and Commissioner Crain for a 3-year period starting July 6, 1954.

Council voted unanimously to concur with the recommendation.

Mayor Isen asked Mr. Hall to prepare a Resolution setting the length of the terms of the Airport Commissioners and reappointment of Commissioners pursuant to the recommendation of Mr. Stevens.

Attorney Hall said he would prepare the Resolution.

City Clerk Bartlett agreed to see that the appointees were notified.

City Manager Stevens said that a copy of the Budget for the Fiscal Year 1955-56 had been given to each Council Member, and that this should be adopted officially very soon.

Mayor Isen asked that this come before the Council at the next meeting, August 30, 1955.

City Manager Stevens said that Mr. Howard Miller, who had an application pending for the construction and operation of a hospital at the Airport was in the audience and would like to be heard. Mr. Stevens wished to refresh the memories of the Council as to the fact that the City had received a letter from the Airport Commission recommending approval with certain conditions, but that at about the same time there had been received a letter from the CAA saying that they would not consider any additional commercial leases, not even aeronautical leases, until a suitable Master Plan had been adopted. At that time the Council had tabled the matter until such time as we had a complete revised Master Plan. Mr. Stevens said that he had recommended at that time that the City have a competent engineer to do the work of preparation of the Plan.

Mr. Miller said that his plan for this hospital had been started in February. He said that a \$900,000 facility was planned, and that \$400,000 had already been raised, but that a meeting of the people who were backing the hospital is to take place the evening of August 24th and that he would be asked what action had been taken.

Mayor Isen asked Mr. Stevens his feelings about this matter, and City Manager Stevens replied that the CAA is very much against a hospital at the airport. He also said that the two institutions most bothered by the noises contingent with an airport operation would be schools and hospitals, and that it seemed improper to put a hospital near an already established airport.

Mr. Miller replied that he had studies which had been made by a recognized authority, the Wenslick Corporation of St. Louis, on noises at airports, and these studies lead him to believe that the hospital would in no way be hindered by the noises of the airport.

Councilman Blount asked how many airports Mr. Miller knew of that had hospitals, and Mr. Miller replied that he knew of none that had more than emergency facilities.

Councilman Blount said that many problems would be involved by such an installation, and Mr. Miller replied that he would have absolutely no problems.

Mayor Isen asked if the Council could take a vote subject to CAA approval, and City Manager Stevens that it had to be subject to such approval if a vote was taken.

Councilman Schwab asked the location of the proposed hospital, and Mr. Miller said it was 500' west of the main gate, and about 300' wide at the deepest point.

Councilman Benstead asked how much parking area would be available, and Mr. Miller replied that there would be parking for about 100 cars.

Councilman Blount asked the fees that the hospital would pay to the City, and was told that the rental would be \$350 a month for five years, then advance to \$525 a month for the next ten years, and then go to \$750 a month for 35 years.

Mayor Isen specified that if a vote was taken now to approve the plans it would not be binding on the Council.

Mr. Miller said that he could not get approval from the CAA without approval of the City Council. He showed plans of the building to the Council.

City Manager Stevens said he would write to the CAA and get a ruling from them.

Mayor Isen asked that he write such a letter, with a copy going to Mr. Miller.

The City Manager said he had a petition for removal of a traffic island at Newton and Hawthorne, which was referred to the Traffic Commission.

Councilman Benstead felt that when the Traffic Commission makes its survey it should contact Mr. Pennington.

Mr. Pennington was in the audience, and said that he and other business men in that area would make themselves available at any time to assist the Commission.

Mayor Isen asked Chief Haslam to let Mr. Pennington know when the Commission would make its study.

City Clerk Bartlett said he had a matter regarding 24 signs being used in the residential areas of the City, which have not been permitted since 1940.

Councilman Drale asked that this be put on the agenda for the next meeting. There was no objection, and it was so ordered.

City Clerk Bartlett said he had a communication from the U. S. Christian Workers which should have attention.

Mayor Isen asked that it be put on the agenda for the next Council Meeting. There was no objection, and it was so ordered.

Councilman Benstead asked why the work had not begun on sidewalks and curbs on 203rd Street.

City Manager Stevens said that he did not know why this work had not been started, and that the contractor who had the job would be contacted.

Councilman Blount wanted to know if any action had been taken on the variance granted to the Torrance Sand and Gravel Corporation.

Mayor Isen informed him that Mr. Stevens had contacted the persons who take aerial surveys, and had been informed by them that it would not be practical to take such a survey of the area, as it would not be accurate enough to make it worthwhile.

Councilman Blount moved such a survey be made. Motion lost for lack of a second.

Councilman Schwab said it had been decided that the City would not get value for the six hundred and some odd dollars that such a survey would cost.

Councilman Drale asked if there was some other way the number of acres specified in the variance could be outlined.

Mr. Powell said there was. He suggested that Torrance Sand and Gravel be asked to set up markers on the boundaries of their acreage. He said that he had been watching them very closely and at the first sign of violation of the variance would act.

Mr. Bishop said there was a method of surveying known as "stadia" surveying which might be used to check the variance, but that it might not be accepted in court as accurate.

Mayor Isen said that he felt the first step would be for the Council to request the Secretary of the Planning Commission to notify the Torrance Sand and Gravel company that it is the order of the Council that they set up markers on the boundaries of the acreage covered by their variance. There was no objection and it was so ordered.

Mayor Isen said that he had been contacted by the American National Red Cross, who are helping out in the disaster area emergency in the East, and had been requested to point this out at the Council meeting and to say that all contributions would be gratefully accepted.

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Mayor Isen asked Attorney Hall to secure copies of the "Rabies Ordinances" passed by Manhattan Beach and Hermosa Beach, and a copy of the ordinance now being considered in Redondo Beach.

Mr. Bert Lynn had a complaint to lodge regarding the designation of certain sections of Torrance Boulevard as not available for parking, and suggested that there was a "super-abundance of red paint" in the area. He said that painting these curbs red was hurting the business of the small merchants in the area, and recommended that the "red painted" curbs be painted green if unlimited parking could not be allowed.

Chief Haslam said that the curbs had been painted in line with the recommendations of the Safety Committee and the traffic officers who work in the area and who feel that this aids the cause of safety. Chief Haslam said that if the red areas had to be removed from Torrance Boulevard west of Crenshaw, where it is 8' feet narrower than on the East side of Crenshaw, it would have to be removed on the East side of Crenshaw, too. He said that the corner posed many problems as a bottleneck now.

Councilman Schwab said that this corner had been mentioned to him many times as a dangerous corner.

Councilman Drale said he realized that the Traffic Commission has not really made a recommendation. He suggested that the matter be referred to them.

There being no objection, Mayor Isen ordered that the matter be referred to the Traffic Commission.

Councilman Blount moved all bills properly audited be paid. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote.

At 10:55 P. M., Councilman Drale moved to adjourn. Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

  
City Clerk of the City of Torrance

August 23, 1955

APPROVED:

  
Mayor of the City of Torrance

CAA011